

## ***CAPP Submission for Revisions***

### **Taylorstown Store & Frame Shop Addition & Alterations**

In accordance with the Applicants Guide to Certificate of Appropriateness, we are submitting a CAPP application to include revisions as outlined in Section II below. These proposed items, if approved under the HDRC review board, shall be implemented as revisions or clarifications for the Taylorstown Store and Frame Shop.

**Section I** - The Original CAPP Application was submitted on 11-03-2009. Thus the State of Justification outline was submitted and provided the following information;

- 1) History of Existing Dwelling
- 2) Proposed Exterior Changes
- 3) Reasons for Proposed Addition and
- 4) Appropriateness of Proposed Alterations

**Section II** - Items included under this CAPP Application. Below we have outlined the revised proposed exterior changes and/or substitutions that were approved in the original CAPP.

### **Frame Shop**

- 1) Proposal to infill the voids in the foundation with veneer stone and mortar to match existing.

*Sheet A202*, at the Frame Shop foundation wall in the void area that is to receive in-fill, Tedd and Dana are requesting to submit a substitution use of "real" stone which would be consistent with the Guidelines and meet the prior recommendation by Kate per the Staff Report. A sample of the stone color and style will be provided if veneer is granted and approved and they will make sure the same grout and thickness is used to match. (*see attached drawing SK-1*)

- 2) Proposed change to the front fenestration of the frame shop-due to existing rotten.

The Frame Shop's existing front porch was determined to be leaking and rotted and had to be removed entirely. We are submitting a revised elevation detail showing a simple reconstructed front porch with an "A" frame to make existing roof pitch. This will allow water to run-off and avoid future rotting where it attaches to the Shop and create in our opinion, a more historical aesthetic design as well. To accomplish this, the one door above the porch roof shall become a small window to match as close as possible to the existing window keeping in line with the spec required from the HDRC. (*see attached 1/4" scale drawing SK-3*)

- 3) Request for "retro-active" approval for the replacement window – wood windows weren't able to replace.

*Original CAPP Submission-Sheet A201* notes, indicate to repair or replace the windows on the Frame Shop. Due to their existing conditions they were not able to be repaired. Thus, we are requesting in lieu of the specified wood windows, to replace them with the attached material as outlined in the cut sheet and per the plans, keeping the same size of the opening.

## **Store**

- 1) Exterior veneer stone on the **Store** addition foundation was approved in the original CAPP. In keeping within the Guidelines, it states that stone should be consistent with the colorations of the local greenstone historically used in the district. Thus, we would like to submit for approval a synthetic stone to be used in lieu of veneer. *(sample to be provided if approval is granted)*
- 2) Under the original CAPP, the exterior **Store** addition was approved to receive 5" horizontal siding. We are requesting clarifications that the 5" horizontal siding can be Hardie Plank 5" reveal, in accordance with the Guidelines. (New drawing SK-2 attached) (original drawing note was on - *Sheet A201*)
- 3) Existing **Gallery window "B"**, is non-repairable. We are requesting to leave the existing bars in place and install a fixed-pane insulated glass on the interior. The existing **Store** window labeled number "5" on attached SK-5, is non-repairable as well. We are requesting to remove and replace with the same window as in the Gallery, fixed pane insulated glass *(cut sheet included)*.

## **Chimney**

The chimney as noted in the Staff Report, is said to be part of the original store building and, therefore, the Guidelines would support retaining this feature. After field verifying the integrity of the existing chimney, it will need to be totally removed and rebuilt. We are submitting a drawing to identify the location as shown on the attached drawing (in the NE Corner, backside of the store area, just to the right of the existing window) in compliance with the CAPP. It will also need to be reconstructed using masonry/real stone exterior and the salvaged existing brick will be used at the top portion of the chimney to keep in line with the original building aesthetics and guidelines. *(see attached drawing SK-4)*

Unless it can be approved by HDRC Review Committee to remove it completely without reconstruction, this would allow our floor plan to work a little better if this should be an option to approve.

## **Foot Bridge**

We are submitting on attached plan SK-6 which shows a proposed foot bridge leading from the additional parking to be provided in the rear of the store. It falls under the accessory structure < 250SF and therefore, we are submitting it on record for approved within these guidelines. *(see attached sheet SK-6)*